

PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		ARIZONA TERR, ARLINGTON

OWNERSHIP

Owner 1:	CHIN FRANK F/CAROL
Owner 2:	TRUSTEES FRANK CHIN TRUST
Owner 3:	
Street 1:	26 LEXINGTON ROAD
Street 2:	
Twn/City:	WELLESLEY
St/Prov:	MA
Postal:	02482

PREVIOUS OWNER

Owner 1:	CHIN FRANK F -
Owner 2:	-
Street 1:	26 LEXINGTON ROAD
Twn/City:	WELLESLEY
St/Prov:	MA
Postal:	02482

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1965, having primarily Brick Veneer Exterior and 582 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land
102	Condo		0		Sq. Ft.	Site

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	185,700			185,700
Total Card	0.000	185,700			185,700
Total Parcel	0.000	185,700			185,700
Source:	Market Adj Cost	Total Value per SQ unit /Card:	319.07	/Parcel:	319.0

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	180,500	0	.		180,500	180,500	Year End Roll	12/18/2019
2019	102	FV	166,300	0	.		166,300	166,300	Year End Roll	1/3/2019
2018	102	FV	157,500	0	.		157,500	157,500	Year End Roll	12/20/2017
2017	102	FV	44,000	0	.		44,000	44,000	Year End Roll	1/3/2017
2016	102	FV	73,300	0	.		73,300	73,300	Year End	1/4/2016
2015	102	FV	138,500	0	.		138,500	138,500	Year End Roll	12/11/2014
2014	102	FV	133,300	0	.		133,300	133,300	Year End Roll	12/16/2013
2013	102	FV	133,300	0	.		133,300	133,300		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CHIN FRANK	34397-572		12/21/2001	Family	99	No	No		
CHIN CAROL	30133-254		5/4/1999	Family	99	No	No		
	14398-52		1/1/1981		40,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
9/28/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	124939
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

